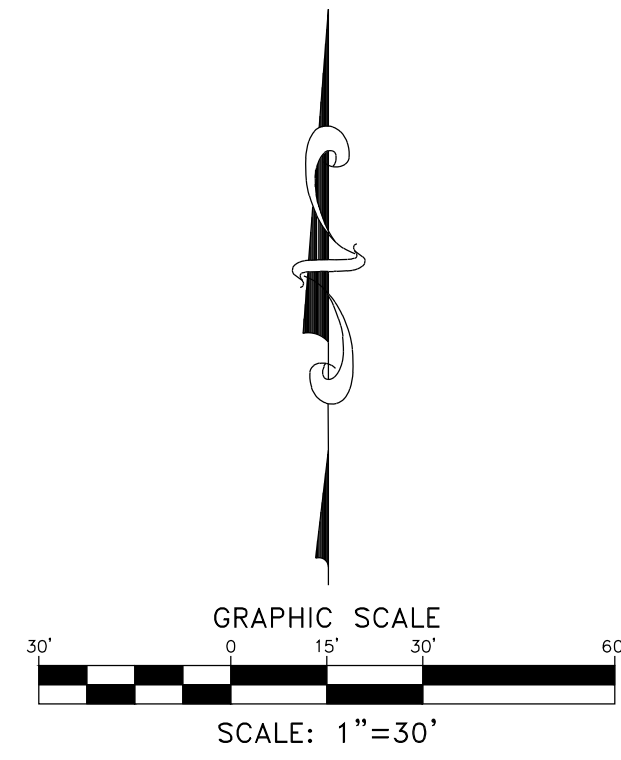


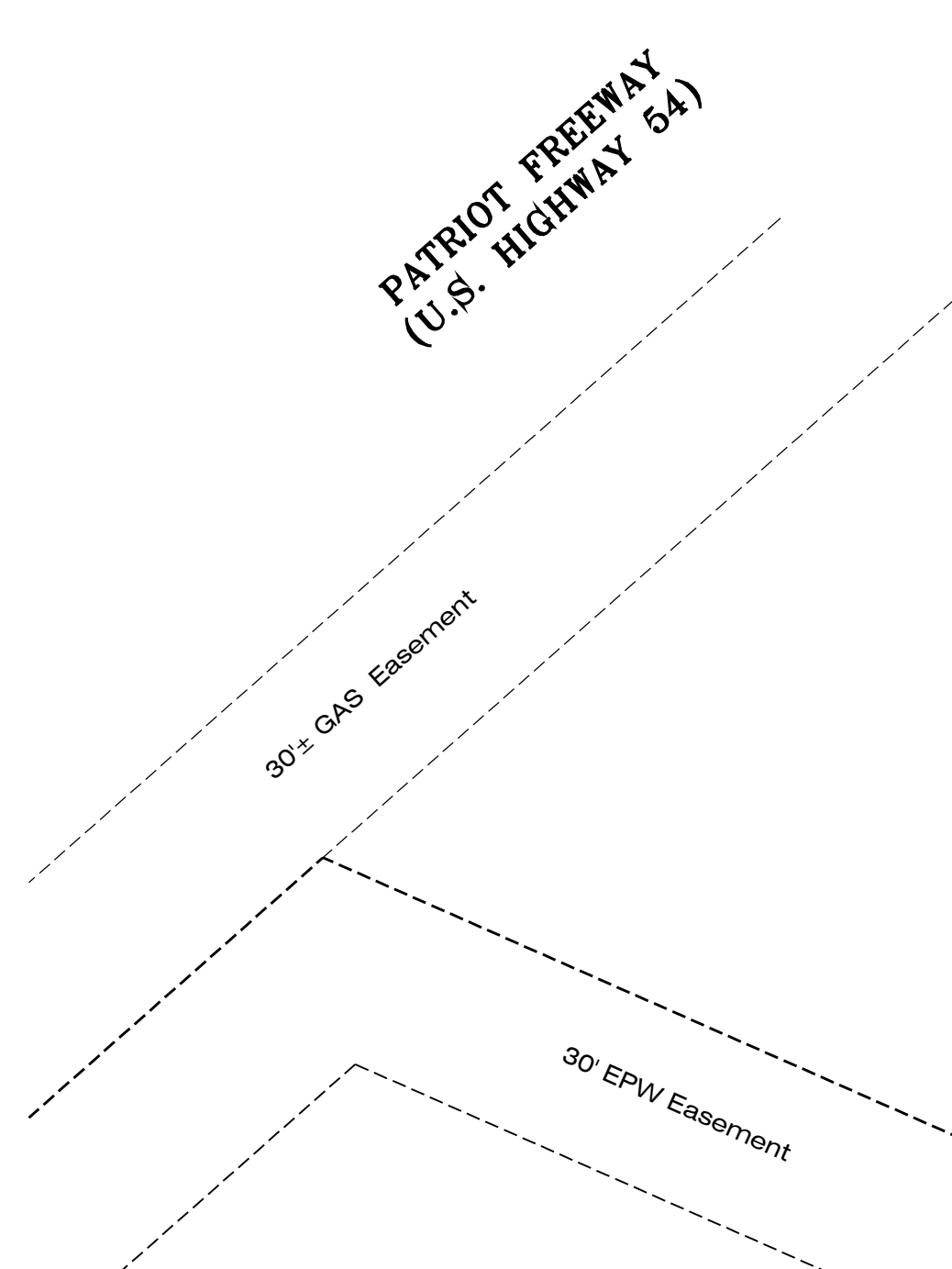
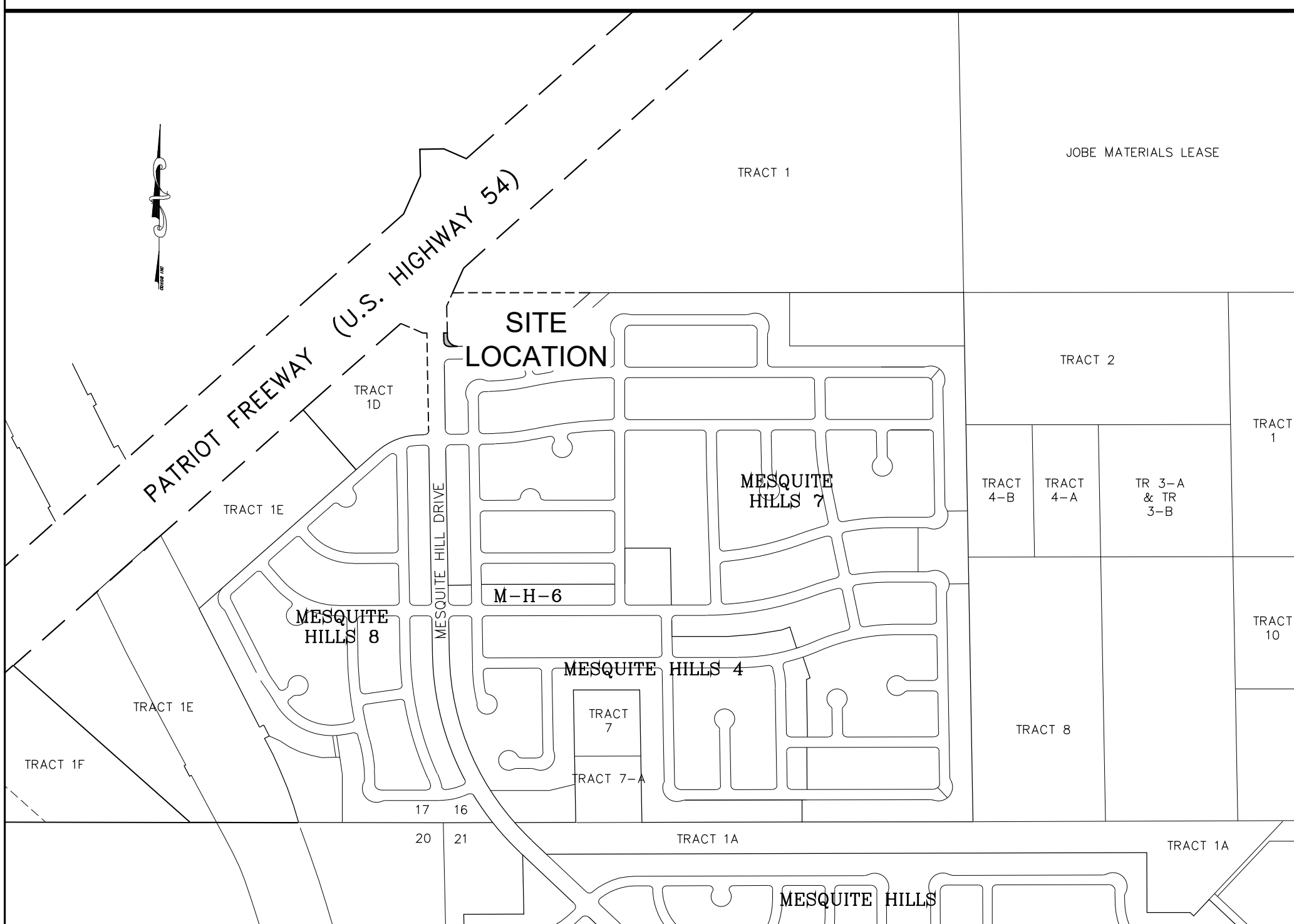
MESQUITE HILLS 7 REPLAT A

BEING A REPLAT OF BOLD EAGLE LANE, MESQUITE HILLS 7,
AND PORTION OF TRACT 6, SECTION 16, BLOCK 80,
TOWNSHIP 1, TEXAS AND PACIFIC RAILROAD Co. SURVEYS,
CITY OF EL PASO, EL PASO COUNTY, TEXAS
CONTAINING: 0.0366 ACRES

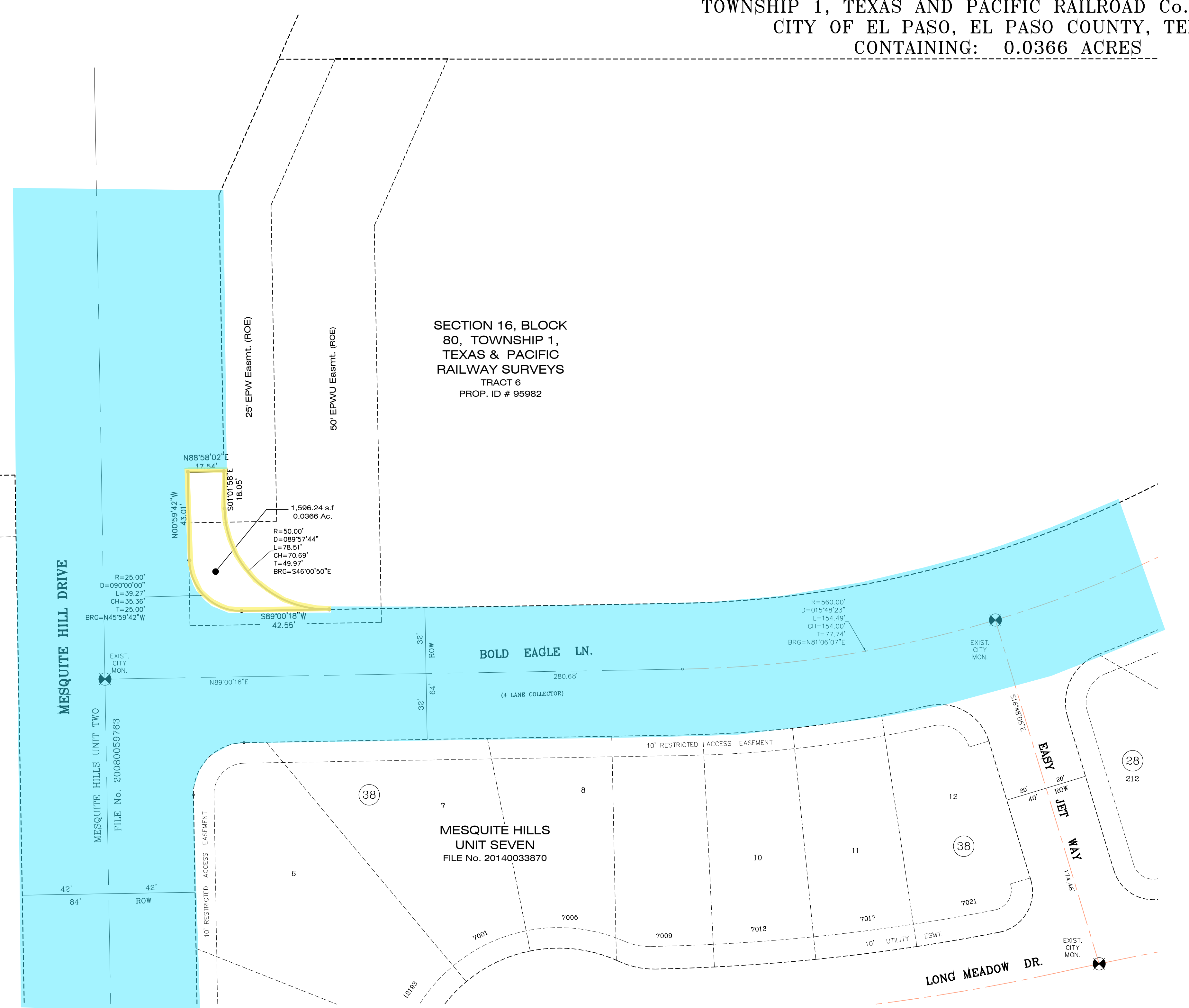
NOTES:
THE INSTRUMENT ASSURING THE CERTIFICATION THAT WATER AND SEWER SERVICES FACILITIES DESCRIBED BY THIS PLAT ARE IN COMPLIANCE WITH THE MODEL RULES ADOPTED UNDER SECTION 16.343, TEXAS WATER CODE IS FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION.
INSTRUMENT No. _____ DATE _____
TAX CERTIFICATE FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORDS SECTION.
INSTRUMENT No. _____ DATE _____
RESTRICTIVE COVENANTS FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION.
INSTRUMENT No. _____ DATE _____
SET 1/2" REBAR WITH CAP MARKED TX 5152 AT ALL EXTERIOR BOUNDARY CORNERS UNLESS OTHERWISE NOTED.
ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO 480214-00020, DATED JANUARY 3, 1997, PROPERTY IS IN FLOOD HAZARD ZONE C "AREAS OF MINIMAL FLOODING".
REASON FOR REPLAT: TO PROVIDE RIGHT TURN LANE (ADDITIONAL R.O.W.)



LOCATION MAP SCALE: 1" = 600'



SECTION 17,
BLOCK 80, TSP 1,
T&P RAILWAY
SURVEYS
TRACT 1D
PROP. ID # 283020



SECTION 16, BLOCK
80, TOWNSHIP 1,
TEXAS & PACIFIC
RAILWAY SURVEYS
TRACT 6
PROP. ID # 95982

MESQUITE HILLS
UNIT SEVEN
FILE No. 20140033870

SCHOOL DISTRICT
YSLETA INDEPENDENT SCHOOL DISTRICT
9600 SIMS DRIVE

REVISED DATE: JANUARY 7, 2026

DEDICATION
NEWMAN RANCH PARTNERS, L.P. property owner of this land hereby present this plat and dedicate to the use of the public, the streets, and additional R.O.W., as hereon laid down and designated, including easements for overhead of service wires for pole type utilities, and buried service wires, conduits and pipes for underground utilities, and the right to ingress and egress for service and construction and the right to trim interfering trees and shrubs.
Witness our signature this _____ day of _____, 2026.
By: _____
NEWMAN RANCH PARTNERS, L.P.
BY: NEWMAN RANCH, L.L.C.
ITS GENERAL PARTNER
By: _____
Douglas A. Schwartz, MANAGER

ACKNOWLEDGEMENT
STATE OF TEXAS
COUNTY OF EL PASO
Before me, the undersigned authority, on this day personally appeared Douglas A. Schwartz, Manager of NEWMAN RANCH, L.L.C., GENERAL PARTNER OF NEWMAN RANCH PARTNERS, L.P., known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same as the act and deed of said partnership for the purpose and considerations herein expressed.
Given under my hand and seal of office this _____ day of _____, 2026.

CITY PLAN COMMISSION
This subdivision is hereby approved as to the platting and as to the condition of the dedication in accordance with Chapter 212 of the Local Government Code of _____, 2026.
Texas this _____ day of _____, 2026.

Executive Secretary _____ Chairperson _____
Approved for filing this _____ day of _____, 2026.

City Development Director _____
FILING
Filed and recorded in the office of the County Clerk of El Paso County, Texas, this _____ day of _____, 2026, A.D. in File No. _____

County Clerk _____ By Deputy _____
Prepared by and under the supervision of: _____
Yvonne Conde Curry, P.E.
Registered Professional Engineer
Registration No. 64648

This plat represents a survey made on the ground by me or under my supervision and complies with the current Texas Board of Professional Land Survey Professional and Technical Standards.
Rion R. Conde,
Registered Professional Land Surveyor
Texas License No. 5152

Notary Public in and for El Paso County _____ My Commission Expires _____

S:\CIVIL\DATA\CT\MESQ-HILLS-7-R-ADMG-FINAL_1/26/2026 11:47:42 AM C.CORTIZ